



3301 CARMEN AVE, 78575

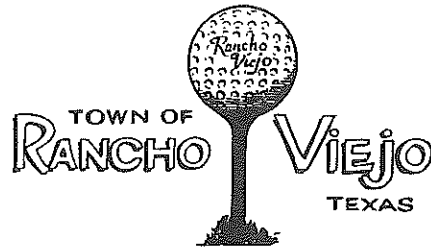
Phone 956-350-4093

Fax 956-350-4156

BOARD OF ALDERMEN

REGULAR MEETING

January 14, 2014



3301 CARMEN AVE, 78575

Phone 956-350-4093

Fax 956-350-4156

NOTICE OF A PUBLIC MEETING
TOWN OF RANCHO VIEJO
BOARD OF ALDERMEN
REGULAR MEETING

JANUARY 14, 2014
6:00 P.M.

NOTICE is hereby given of a REGULAR MEETING of the BOARD OF ALDERMEN of the TOWN OF RANCHO VIEJO, TEXAS, to be held on JANUARY 14, 2014 at 6:00 P.M., in the TOWN MUNICIPAL OFFICE, 3301 CARMEN AVENUE, RANCHO VIEJO, TEXAS to consider the following items:

1. Call to Order
2. Roll Call
3. Invocation and Pledge
4. Public Comment
5. Approval of Minutes - Regular Meeting – November 12, 2013
6. Public Hearing on Request for ZONING CHANGE by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, from "A" Recreational District to "B" Single-Family Dwelling District for the following described property - being 1.623 Acres out of El Angel Golf Course and described as Tract II – 50.373 Acres in Assumption Warranty Deed recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas according to the map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas.
7. Consideration and Action on PRELIMINARY approval of the Request for ZONING CHANGE by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, from "A" Recreational District to "B" Single-Family Dwelling District for the following described property - being 1.623 Acres out of El Angel Golf Course and described as Tract II – 50.373 Acres in Assumption Warranty Deed recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County Texas according to the map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas.

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8. Public Hearing on Request by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, to approve the PRELIMINARY PLAT for the Santa Ana Lake Subdivision No. 1, Lots 1-4, being 1.623 Acres out of El Angel Golf Course and described as Tract II – 50.373 Acres in Assumption Warranty Deed recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas according to the map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas. This proposed subdivision is near the intersection of Enchilada and Santa Ana.
9. Consideration and Action on Request by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, to approve the PRELIMINARY PLAT for the Santa Ana Lake Subdivision No. 1, Lots 1-4, being 1.623 Acres out of El Angel Golf Course and described as Tract II – 50.373 Acres in Assumption Warranty Deed recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas according to the map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas. This proposed subdivision is near the intersection of Enchilada and Santa Ana.
10. Public Hearing on Request for ZONING CHANGE by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, from "A" Recreational District to "B" Single-Family Dwelling District for the following described property - being 1.896 Acres out of El Angel Golf Course and described as Tract II - 50.373 Acres in Assumption Warranty Deed Recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas, according to map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas and said 1.896 Acres being Tract I – 0.690 Acres and Tract II – 1.206 Acres.
11. Consideration and Action on PRELIMINARY approval of the Request for ZONING CHANGE by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, from "A" Recreational District to "B" Single-Family Dwelling District for the following described property - being 1.896 Acres out of El Angel Golf Course and described as Tract II - 50.373 Acres in Assumption Warranty Deed Recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas, according to map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas and said 1.896 Acres being Tract I – 0.690 Acres and Tract II – 1.206 Acres.

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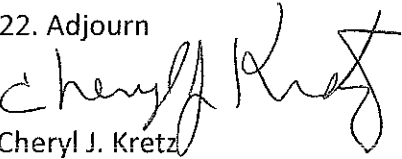
12. Public Hearing on Request by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, to approve the PRELIMINARY PLAT for the Santa Ana Lake Subdivision No. 2, Lots 5-8, being 1.896 Acres out of El Angel Golf Course and described as Tract II - 50.373 Acres in Assumption Warranty Deed Recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas, according to map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas and said 1.896 Acres being Tract I - 0.690 Acres and Tract II - 1.206 Acres. This proposed subdivision is near the intersection of Enchilada and Santa Ana.
13. Consideration and Action on Request by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, to approve the PRELIMINARY PLAT for Santa Ana Lake Subdivision No. 2, Lots 5-8, being 1.896 Acres out of El Angel Golf Course and described as Tract II - 50.373 Acres in Assumption Warranty Deed Recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas, according to map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas and said 1.896 Acres being Tract I - 0.690 Acres and Tract II - 1.206 Acres. This proposed subdivision is near the intersection of Enchilada and Santa Ana.
14. Public Hearing on Request for ZONING CHANGE by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, from "A" Recreational District to "B" Single-Family Dwelling District for the following described property - being 0.397 Acre out of a 104.115 Acre (El Angel Golf Course) and recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas. This area is to be combined with part of Lot 132, Section VII to create the Tesoro Corner Subdivision No. 1
15. Consideration and Action on PRELIMINARY approval of the Request for ZONING CHANGE by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, from "A" Recreational District to "B" Single-Family Dwelling District for the following described property - being 0.397 Acre out of a 104.115 Acre (El Angel Golf Course) and recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas. This area is to be combined with part of Lot 132, Section VII to create the Tesoro Corner Subdivision No. 1
16. Public Hearing on Request by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, to approve the PRELIMINARY PLAT for the Tesoro Corner Subdivision No. 1, being 0.933 Acre of land, more or less, and being 0.536 Acres out of Lot 132, Rancho Viejo Subdivision, Section VII, in Cameron County, Texas as recorded in Volume 26, Page 35, Map Records and 0.397 Acre out of a 104.115 Acre (El Angel Golf Course) and recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas

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17. Consideration and Action on Request by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, to approve the PRELIMINARY PLAT for the Tesoro Corner Subdivision No. 1, being 0.933 Acre of land, more or less, and being 0.536 Acres out of Lot 132, Rancho Viejo Subdivision, Section VII, in Cameron County, Texas as recorded in Volume 26, Page 35, Map Records and 0.397 Acre out of a 104.115 Acre (El Angel Golf Course) and recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas
 18. Consideration/Action on Appointment of Member to the South Texas Emergency Care Foundation, Inc. Board of Directors
 19. Consideration/Approval of a Resolution Ordering the Election for Rancho Viejo, Designation of Election Precincts and Polling Places, Designation of Method of Voting, Submission of Application by Candidates, Appointment of Early Voting Clerk, and Providing for Publication Notice
 20. Consideration/Action on a Resolution of the Town of Rancho Viejo, Texas Designating an Official Newspaper for the Fiscal Year 2013/2014
 21. Public Comment
 22. Adjourn
- 
Cheryl J. Kretz
Town Administrator

#1 Call to Order

by Mayor Hager

#2 Roll Call

by Isabel Perales

Aldерwoman Carr

Aldерwoman Guerrero

Aldерwoman Rathbun

Aldерwoman Truan

Alderman Vera

Legal Counsel, Daniel Rentfro, Jr.

Town Administrator, Cheryl J. Kretz.

#3 Invocation and Pledge

The pledge of allegiance to the United States Flag:

“I pledge allegiance to the Flag of the United States of America, and to the Republic for which it stands, one nation under God, indivisible, with liberty and justice for all.”

And the pledge of allegiance to the Texas State Flag is,

“Honor the Texas Flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.”

#4 Public Comment

#5 Approval of Minutes - November 12, 2013

MINUTES OF A REGULAR MEETING
TOWN OF RANCHO VIEJO
NOVEMBER 12, 2013

A Regular Meeting of the Board of Aldermen of the Town of Rancho Viejo, Texas was held on November 12, 2013, at the Town Municipal Office, 3301 Carmen Avenue, Rancho Viejo, Texas, the same being open to the public. The meeting was called to order by Mayor Jean Hager at 6:00 P.M. Roll call was made by Isabel Perales, Assistant Town Secretary. Members present at the meeting were:

Mrs. Lupita Carr
Mrs. Maribel Guerrero
Mrs. Cyndie Rathbun
Mrs. Bitty Truan
Mr. Javier Vera

A quorum was present at the meeting.

Also present at the meeting were Daniel Rentfro, Jr., Legal Counsel, and Cheryl J. Kretz, Town Administrator.

Those present in the audience were:

Russ St. Peter	Kelly Cuff
Xavier Montemayor	Ryan Waters
Arnulfo Montano	Lydia Montano
Chief M. Cruz, Jr.	

INVOCATION AND PLEDGE:

Alderwoman Carr led the group in the invocation and pledge of allegiance to the American and Texas flags.

PUBLIC COMMENT:

Mr. Ryan Waters, Las Casitas H.O.A., commented on the Building Committee. Fire Chief Russ St. Peter showed the Board the new bunker gear for the Volunteer Fire Department, noting that the Fire Department was taking donations and planning fundraisers to buy the 5 more sets of bunker gear.

APPROVAL OF MINUTES:

Motion was made by Alderwoman Guerrero, seconded by Alderwoman Carr, and unanimously carried, that the Minutes of a Regular Meeting held on October 8, 2013, be approved as written.

CONSIDERATION/ACTION ON RESOLUTION TO VOTE ON BALLOT OF REPRESENTATIVE FOR CAMERON APPRAISAL DISTRICT BOARD OF DIRECTORS - POSITION NINE:

Motion was made by Alderman Vera, seconded by Alderwoman Rathbun, and unanimously carried, to approve Resolution No. 260 - A RESOLUTION TO VOTE ON BALLOT OF REPRESENTATIVE FOR CAMERON APPRAISAL DISTRICT BOARD OF DIRECTORS - POSITION NINE, casting a vote for Alderwoman Lupita Cervantes-Carr.

CONSIDERATION/APPROVAL TO DECLARE 2000 MERCURY MOUNTAINEER (SEIZED VEHICLE THAT IS ASSET FORFEITURE) SURPLUS PROPERTY TO BE SOLD AND AUTHORIZE THE POLICE CHIEF/MAYOR TO ACCEPT THE HIGHEST OFFER:

Motion was made by Alderwoman Carr, seconded by Alderwoman Guerrero, and unanimously carried, to declare the 2000 Mercury Mountaineer (Seized Vehicle that is Asset Forfeiture) Surplus Property to be sold and authorize the Police Chief/Mayor to accept the highest offer.

Chief Cruz reviewed the Monthly Police Report.

CONSIDERATION/ACTION ON AN ORDINANCE APPROVING THE ASSIGNMENT AND TRANSFER OF THE FRANCHISE PREVIOUSLY GRANTED TO ONEOK, INC.; DETERMINING THAT THIS ORDINANCE WAS PASSED IN ACCORDANCE WITH THE TEXAS OPEN MEETINGS ACT; DECLARING AN EFFECTIVE DATE; ADOPTING A SAVINGS CLAUSE; AND REQUIRING DELIVERY OF THIS ORDINANCE TO THE COMPANY:

Motion was made by Alderwoman Rathbun, seconded by Alderwoman Truan, and unanimously carried, to approve Ordinance No. 210 - AN ORDINANCE APPROVING THE ASSIGNMENT AND TRANSFER OF THE FRANCHISE PREVIOUSLY GRANTED TO ONEOK, INC.; DETERMINING THAT THIS ORDINANCE WAS PASSED IN ACCORDANCE WITH THE TEXAS OPEN MEETINGS ACT; DECLARING AN EFFECTIVE DATE; ADOPTING A SAVINGS CLAUSE; AND REQUIRING DELIVERY OF THIS ORDINANCE TO THE COMPANY.

PUBLIC COMMENT:

Fire Chief St. Peter mentioned the recent training the Fire Department received from Texas Gas Service. It was noted that residents could contact Texas Gas Service to inquire about installing gas service on their street.

ADJOURNMENT:

Motion was made by Alderwoman Guerrero, seconded by Alderwoman Carr, and unanimously carried, to adjourn the meeting at 6:29 P.M.

BY: _____
Cheryl J. Kretz, Town Secretary

APPROVED: _____
Jean Hager, Mayor

DATE: _____

#6 Public Hearing on Request for ZONING CHANGE by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, from “A” Recreational District to “B” Single-Family Dwelling District for the following described property - being 1.623 Acres out of El Angel Golf Course and described as Tract II – 50.373 Acres in Assumption Warranty Deed recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas according to the map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas.

At their January 8, 2014 meeting, the Planning and Zoning Commission recommended preliminary approval for the request in Zoning Change from "A" Recreational District to "B" Single-Family Dwelling District for the areas of Santa Ana Lake Subdivision No. 1, Santa Ana Lake Subdivision No. 2, and the Tesoro Corner Subdivision No. 1

and

recommended approval of the preliminary plats for the Santa Ana Lake Subdivision No. 1, Santa Ana Lake Subdivision No. 2, and Tesoro Corner Subdivision No. 1

Mejia & Rose, Incorporated

Engineering

Surveying

Mejia & Rose, Inc Job no. 18963

December 13, 2013

Golf & Resorts Investments, LLC

Town of Rancho Viejo
Planning and Zoning Committee
3301 Carmen Avenue,
Rancho Viejo, Texas 78575
Attn: Cheryl Kretz

Re: Preliminary Plat review of Proposed “Santa Ana Lake, No. 1”

Dear Mrs. Kretz,

Attached you will find the following items below “Preliminary Plat for Approval”.

- 16 24”x36” copies of the proposed subdivision plat
- 16 sets 24”x36” copies of the preliminary plat/concrete shoulder engineering plans
- 16 copies of the title report

We would also like to rezone from “A” Recreational District to “B” Single Family Dwelling District.

Please contact our office with any questions or concerns.



Eduardo H. Mejia
Registered Professional Land Surveyor
State of Texas No. 3900

LAW OFFICES OF
ROUNTREE & KITHCART

*WILLIAM C. ROUNTREE III
DAVID E. KITHCART

222 EAST VAN BUREN STREET, SUITE 101
HARLINGEN, TEXAS 78560-6804
TELEPHONE (956) 440-1234
TELECOPIER (956) 440-1235

*BOARD CERTIFIED-
RESIDENTIAL REAL ESTATE LAW
COMMERCIAL REAL ESTATE LAW
FARM & RANCH REAL ESTATE LAW
TEXAS BOARD OF LEGAL SPECIALIZATION

*PAULA MARTIN, LEGAL ASSISTANT

December 12, 2013

*BOARD CERTIFIED - REAL ESTATE LAW
TEXAS BOARD OF LEGAL SPECIALIZATION

The Town of Rancho Viejo
City Hall
3301 Carmen Ave
RANCHO VIEJO, TX 78575

Re: Attorney Opinion

TO WHOM IT MAY CONCERN:

Please consider the following my opinion:

1. Property: See Attached Exhibit A
2. Owner of Property: Golf & Resorts Investments, LLC, a Texas Limited Liability Company
3. Owner's Address: 1 Rancho Viejo Dr.
Rancho Viejo, Texas 78575
4. Liens on Property:
 - (a) Deed of Trust for the benefit of Falcon International Bank dated July 11, 2007 recorded in Volume 14059, Page 143 of the Official Public Records of Cameron County, Texas
 - (b) Ad valorem tax liens.
5. Title Commitment: Commitment for Title Insurance issued by Edwards Abstract and Title Company under GF No. 80000207 issued October 28, 2013, a copy of which is available upon request.
6. Opinion: It is the opinion of the undersigned attorney that the Property is owned by the Owner and is subject to the Liens on the Property and no other Liens.
7. Opinion Qualification: This attorney opinion is based solely on my reviews of the Title Commitment and in the event the Title Commitment is inaccurate, this Attorney Opinion may need to be changed accordingly.

Very truly yours,



William C. Rountree III

Mejia & Rose, Incorporated

1.623 Acres

Engineering

Surveying

December 11, 2013

Job No. 18963

Golf & Resorts Investments, LLC

Metes and Bounds Description

EXHIBIT "A"

1.623 acres out of "El Angel golf course" and described as tract II-50.373 Acres in assumption warranty deed recorded in volume 18183, page 168, Official records of Cameron county Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron county, Texas, according to the map or plat thereof recorded in volume 26, page 35 map records, Cameron county, Texas, and said 1.623 acres being more particularly located and described as follows

BEGINNING at a steel spindle found at the northwest corner of lot 68, Rancho Viejo Subdivision, Section VIII, and being in centerline of Av. Santa Ana (50 ft. R.o.w.), for the southwest corner of this tract;

THENCE along the centerline of Av. Santa Ana, North 00 deg. 26 min. 24 sec. West, a distance of 159.08 feet to a steel spindle found at the point of curvature of a curve to the right with a radius of 1647.05 feet;

THENCE along said curve to the right an arc distance of 280.92 feet (chord; North 04 deg. 26 min. 46 sec. East, a distance of 280.58 feet) to a steel spindle set, for the northwest corner of this tract;

THENCE, leaving the said centerline of Av. Santa Ana, South 80 deg. 40 min. 04 sec. East, at a distance of 25.00 feet a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set on the east right-of-way line of said Av. Santa Ana, a total distance of 168.30 feet to a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set, for the northeast corner of this tract;

THENCE, South 09 deg. 19 min. 57 sec. West, a distance of 98.91 feet to a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set, for a corner of this tract;

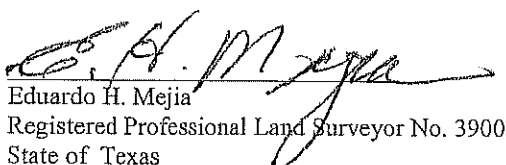
THENCE, South 02 deg. 31 min. 59 sec. West, a distance of 153.73 feet to a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set, for a corner of this tract;

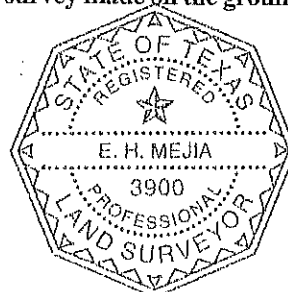
THENCE, South 00 deg. 26 min. 24 sec. East, a distance of 159.08 feet to a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" found at the northeast corner of said lot 68, for the southeast corner of this tract;

THENCE, along the north boundary line of said lot 68, South 89 deg. 33 min. 36 sec. West, at a distance of 140.00 feet to a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set in a six inch concrete monument on the east right-of-way line of said Av. Santa Ana, a total distance of 165.00 feet to the **POINT OF BEGINNING**;

CONTAINING 1.623 acres, more or less.

This description was prepared from an actual survey made on the ground of said 1.623 Acre tract described herein.


Eduardo H. Mejia
Registered Professional Land Surveyor No. 3900
State of Texas



67

65

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RANCHO VIEJO SUBDIVISION

SECTION 8

(VOLUME 26, PAGES 33-43, MAP RECORDS)

VT OF
NNING

D STEEL
ANGLE

1/4
IN
NET
S89°35'39" W
165.00'

1 W/A
CAP
INC

E AV. SANTA ANA

R=1647.05' L=280.92'
(CH: N04°26'40"E 280.58')

N00°26'24"W

159.08'

FOUND STEEL
SPINDLE

L=60.92'

25.0'

L=110.00'

L=110.00'

110.0'

49.08'

L=60.00'

L=108.33'

L=108.33'

20 FT. UTILITY
EASEMENT (PER THIS
PLAT)

LOT 1

0.417 ACRE
(18,150 SQ. FT.)
LESS 0.063 R.O.W.
0.354 AC. NET

LOT 2

0.406 ACRE
(17,706 SQ. FT.)
LESS 0.063 R.O.W.
0.343 AC. NET

LOT 3

0.399 ACRE
(17,386 SQ. FT.)
LESS 0.063 R.O.W.
0.336 AC. NET

LOT 4

0.401 ACRE
(17,459 SQ. FT.)
LESS 0.063 R.O.W.
0.338 AC. NET

N89°33'38"E 165.0'

N89°33'38"E 165.0'

N89°33'38"E 165.0'

S80°40'04"E 168.30'

110.0'

49.08'

54.81'

98.92'

S00°26'24"E 159.08'

S02°31'58"W 153.73'

S09°19'56"W 98.91'

SET 1/2" IRON PIN W/A
YELLOW PLASTIC CAP
STAMPED "M&R INC"

SET 1/2" IRON PIN W/A
YELLOW PLASTIC CAP
STAMPED "M&R INC"

SET 1/2" IRON PIN W/A
YELLOW PLASTIC CAP
STAMPED "M&R INC"

G O L F C O U R S E

RESIDUE OF
50.373 ACRES
(VOLUME 18183, PAGE 168,
OFFICIAL RECORDS)

#7 Consideration and Action on PRELIMINARY approval of the Request for ZONING CHANGE by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, from “A” Recreational District to “B” Single-Family Dwelling District for the following described property - being 1.623 Acres out of El Angel Golf Course and described as Tract II – 50.373 Acres in Assumption Warranty Deed recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County Texas according to the map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas.

#8 Public Hearing on Request by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, to approve the PRELIMINARY PLAT for the Santa Ana Lake Subdivision No. 1, Lots 1-4, being 1.623 Acres out of El Angel Golf Course and described as Tract II – 50.373 Acres in Assumption Warranty Deed recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas according to the map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas. This proposed subdivision is near the intersection of Enchilada and Santa Ana.

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Mejia & Rose, Incorporated

Engineering

Surveying

Mejia & Rose, Inc Job no. 18963

December 13, 2013

Golf & Resorts Investments, LLC

Town of Rancho Viejo
Planning and Zoning Committee
3301 Carmen Avenue,
Rancho Viejo, Texas 78575
Attn: Cheryl Kretz

Re: Preliminary Plat review of Proposed "Santa Ana Lake, No. 2"

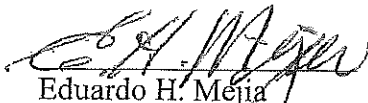
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Eduardo H. Mejia
Registered Professional Land Surveyor
State of Texas No. 3900

LAW OFFICES OF
ROUNTREE & KITHCART

*WILLIAM C. ROUNTREE III

DAVID E. KITHCART

222 EAST VAN BUREN STREET, SUITE 101
HARLINGEN, TEXAS 78560-6804

TELEPHONE (956) 440-1234
TELECOPIER (956) 440-1235

*BOARD CERTIFIED-
RESIDENTIAL REAL ESTATE LAW
COMMERCIAL REAL ESTATE LAW
FARM & RANCH REAL ESTATE LAW
TEXAS BOARD OF LEGAL SPECIALIZATION

*PAULA MARTIN, LEGAL ASSISTANT

December 12, 2013

*BOARD CERTIFIED - REAL ESTATE LAW
TEXAS BOARD OF LEGAL SPECIALIZATION

The Town of Rancho Viejo
City Hall
3301 Carmen Ave
RANCHO VIEJO, TX 78575

Re: Attorney Opinion

TO WHOM IT MAY CONCERN:

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2. Owner of Property: Golf & Resorts Investments, LLC, a Texas Limited Liability Company
3. Owner's Address: 1 Rancho Viejo Dr.
Rancho Viejo, Texas 78575
4. Liens on Property:
 - (a) Deed of Trust for the benefit of Falcon International Bank dated July 11, 2007 recorded in Volume 14059, Page 143 of the Official Public Records of Cameron County, Texas
 - (b) Ad valorem tax liens.
5. Title Commitment: Commitment for Title Insurance issued by Edwards Abstract and Title Company under GF No. 80000207 issued October 28, 2013, a copy of which is available upon request.
6. Opinion: It is the opinion of the undersigned attorney that the Property is owned by the Owner and is subject to the Liens on the Property and no other Liens.
7. Opinion Qualification: This attorney opinion is based solely on my reviews of the Title Commitment and in the event the Title Commitment is inaccurate, this Attorney Opinion may need to be changed accordingly.

Very truly yours,

William C Rountree III

William C. Rountree III

Mejia & Rose, Incorporated

1.896 Acres

*Engineering**Surveying*

December 11, 2013

Job No. 18963

Golf & Resorts Investments, LLC

Metes and Bounds Description

EXHIBIT "A"

1.896 acres out of "El Angel golf course" and described as tract II-50.373 Acres in assumption warranty deed recorded in volume 18183, page 168, Official records of Cameron county Texas and being adjacent to Rancho Viejo subdivision, Section VIII, Cameron county, Texas, according to the map or plat thereof recorded in volume 26, page 35 map records, Cameron County, Texas, and said 1.896 acres being **Tract I-** 0.690 acres and **Tract II-** 1.206 acres, and being more particularly located and described as follows

Tract I: 0.690 acres

COMMENCING at a steel spindle found at the northwest corner of lot 68, Rancho Viejo Subdivision, section VIII, and being in centerline of Av. Santa Ana (50 ft. R.o.w.); **THENCE** along the centerline of Av. Santa Ana , north 00 deg. 26 min. 24 sec. West, a distance of 159.08 feet to a steel spindle found at the point of curvature of a curve to the right with a radius of 1647.05 feet; **THENCE** along said curve to the right an arc distance of 593.49 feet (chord; North 09 deg. 52 min. 59 sec. East, a distance of 590.29 feet) to a steel spindle found at the point of tangency of said curve; **THENCE** North 20 deg. 12 min. 21 sec. East a distance of 41.63 feet to a steel spindle set for the southeast corner and the point of beginning of this tract;

THENCE, North 69 deg. 47 min. 39 sec. West, at a distance of 25.00 feet a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set, at a distance of 189.80 feet a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set, a total distance of 209.80 feet, for the southwest corner of this tract;

THENCE, North 09 deg. 26 min. 25 sec. East, at a distance of 111.97 feet a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set on the south right-of-way line of Enchilada St., a total distance of 137.42 feet to a steel spindle found, for the northwest corner of this tract;

THENCE, along the centerline of said Enchilada St., South 69 deg. 47 min. 39 sec. East, a distance of 235.47 feet to a concrete nail found at the intersection of centerline of said Enchilada street with the centerline intersection of Av. Santa Ana, for the northeast corner of this tract;

THENCE, along the centerline of said Av. Santa Ana, South 20 deg. 12 min. 21 sec. West, a distance of 135.00 feet, to the **POINT OF BEGINNING**;

Tract II: 1.206 acres

COMMENCING at a steel spindle found at the northwest corner of lot 68, Rancho Viejo Subdivision, Section VIII, and being the centerline of Av. Santa Ana (50 ft. R.o.w.), for the southwest corner of this tract; **THENCE** along the centerline of Av. Santa Ana, North 00 deg. 26 min. 24 sec. West, a distance of 159.08 feet to a steel spindle found at the point of curvature of a curve to the right with a radius of 1647.05 feet; **THENCE** along said curve to the right an arc distance of 280.92 feet (chord; North 04 deg. 26 min. 46 sec. East, a distance of 280.58 feet) to the **POINT OF BEGINNING** of this 1.206 Acre tract;

T:\Metes and Bounds Descriptions & Letters\18963 1.896 Acres.docx

1.896 Acres

December 11, 2013

Job No. 18963

Golf & Resorts Investments, LLC

Metes and Bounds Description

continued

THENCE, continuing along said curve to the right an arc distance of 312.57 feet (chord: North 14 deg. 46 min. 09 sec. East, a distance of 312.11 feet) to a steel spindle found on the point of tangency, for the a corner of this tract;

THENCE, North 20 deg. 12 min. 21 sec. East a distance of 17.43 feet to a steel spindle set, for the northwest corner of this tract;

THENCE, leaving the said centerline of Av. Santa Ana, South 69 deg. 47 min. 39 sec. East, at a distance of 25.00 feet a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set in a six inch concrete monument on the east right-of-way line of said Av. Santa Ana, a total distance of 165.00 feet to a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set, for the northeast corner of this tract;

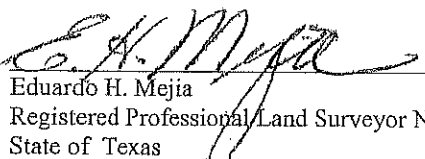
THENCE, South 16 deg. 59 min. 24 sec. West, a distance of 199.57 feet to a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set, for a corner of this tract;

THENCE, South 09 deg. 19 min. 56 sec. West, a distance of 98.91 feet to a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set, for a corner of this tract;

THENCE, North 80 deg. 40 min. 04 sec. West, at a distance of 143.30 feet to a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set on the east right-of-way line of said Av. Santa Ana, a total distance of 168.30 feet to the **POINT OF BEGINNING**;

CONTAINING 1.206 acres, more or less.

This description was prepared from an actual survey made on the ground of said 1.896 Acre tract described herein.


Eduardo H. Mejia
Registered Professional Land Surveyor No. 3900
State of Texas



SET 1/2" IRON PIN W/A
YELLOW PLASTIC CAP
STAMPED "MAR INC"

N09°26'26" E
137.42'

111.97'

25.0'

E ENCHILADA STREET
S 69°47'39" E
589'47'38" E 209.72'

LOT 8
0.690 ACRE
(30,056 SQ. FT.)
LESS 0.187 R.O.W.
0.498 AC. NET

1/2" IRON PIN W/A
YELLOW PLASTIC CAP
STAMPED "MAR INC" SET
IN A 6" CONCRETE
MONUMENT

110.0'
FOUND STEEL
SPINDLE

S80°12'21" W
135.00'

FOUND
CONCRETE
WALL

52

RANCHO VIEJO SUBDIV
SECTION 10 N
(VOLUME PAGES 33-43, MAP RECORDS)

54

SET 1/2" IRON PIN W/A
YELLOW PLASTIC CAP
STAMPED "MAR INC"

N69°47'39" W 209.80'
164.80'

RESIDUE OF
50.373 ACRES
(VOLUME 18183, PAGE 168,
OFFICIAL RECORDS)

SET 1/2" IRON PIN W/A
YELLOW PLASTIC CAP
STAMPED "MAR INC"

19 FT. UTILITY
EASEMENT
(PER IHS
PL-5)

SET STEEL
SPINDLE 35.0'
FOUND STEEL
SPINDLE

1/2" IRON PIN W/A
YELLOW PLASTIC CAP
STAMPED "MAR INC" SET
IN A 6" CONCRETE
MONUMENT

S69°47'39" E
166.00'

SET 1/2" IRON PIN W/A
YELLOW PLASTIC CAP
STAMPED "MAR INC"

N74°22'06" W
150.00'

55

FOUND STEEL
SPINDLE

L=110.00'

L=108.33'

R=1647.06'
(Cir. N74°49'09" E 312.11')
L=110.00'

LOT 7
0.404 ACRE
(17,605 SQ. FT.)
LESS 0.063 R.O.W.
0.341 AC. NET

N73°00'52" E
157.91'

140.00'

N69°47'39" E
166.00'

POINT OF
BEGINNING
SET STEEL
SPINDLE

L=108.33'

LOT 6
0.401 ACRE
(17,459 SQ. FT.)
LESS 0.063 R.O.W.
0.338 AC. NET

N72°59'52" E
157.91'

S09°18'56" W
99.80'

S16°59'24" W 199.57'
100.86'

57

RESIDUE OF
50.373 ACRES
(VOLUME 18183, PAGE 168,
OFFICIAL RECORDS)

#11 Consideration and Action on PRELIMINARY approval of the Request for ZONING CHANGE by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, from “A” Recreational District to “B” Single-Family Dwelling District for the following described property - being 1.896 Acres out of El Angel Golf Course and described as Tract II - 50.373 Acres in Assumption Warranty Deed Recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas, according to map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas and said 1.896 Acres being Tract I – 0.690 Acres and Tract II – 1.206 Acres.

#12 Public Hearing on Request by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, to approve the PRELIMINARY PLAT for the Santa Ana Lake Subdivision No. 2, Lots 5-8, being 1.896 Acres out of El Angel Golf Course and described as Tract II - 50.373 Acres in Assumption Warranty Deed Recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas, according to map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas and said 1.896 Acres being Tract I – 0.690 Acres and Tract II – 1.206 Acres. This proposed subdivision is near the intersection of Enchilada and Santa Ana.

#13 Consideration and Action on Request by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, to approve the PRELIMINARY PLAT for Santa Ana Lake Subdivision No. 2, Lots 5-8, being 1.896 Acres out of El Angel Golf Course and described as Tract II - 50.373 Acres in Assumption Warranty Deed Recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas and being adjacent to Rancho Viejo Subdivision, Section VIII, Cameron County, Texas, according to map or plat thereof recorded in Volume 26, Page 35, Map Records, Cameron County, Texas and said 1.896 Acres being Tract I – 0.690 Acres and Tract II – 1.206 Acres. This proposed subdivision is near the intersection of Enchilada and Santa Ana.

#14 Public Hearing on Request for ZONING CHANGE by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, from “A” Recreational District to “B” Single-Family Dwelling District for the following described property – being 0.397 Acre out of a 104.115 Acre (El Angel Golf Course) and recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas. This area is to be combined with part of Lot 132, Section VII to create the Tesoro Corner Subdivision No. 1

Mejia & Rose, Incorporated

Engineering

Surveying

Mejia & Rose, Inc Job no. 18983

January 2, 2014

Golf & Resorts Investments, LLC

Town of Rancho Viejo
Planning and Zoning Committee
3301 Carmen Avenue,
Rancho Viejo, Texas 78575
Attn: Cheryl Kretz

Re: Preliminary Plat review of Proposed "Tesoro Corner Subdivision, No. 1"

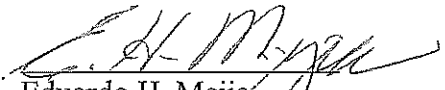
Dear Mrs. Kretz,

Attached you will find the following items for the next strategic planning committee meeting:

- 16 24"x36" copies of the proposed subdivision plat
- 16 24"x36" copies of the preliminary plat/concrete shoulder engineering plans
- 16 copies of the title report (sent with previous package)

We would also like to rezone from "A" Recreational District to "B" Single Family Dwelling District.

Please contact our office with any questions or concerns.


Eduardo H. Mejia
Registered Professional Land Surveyor
State of Texas No. 3900

LAW OFFICES OF
ROUNTREE & KITHCART

*WILLIAM C. ROUNTREE III

DAVID E. KITHCART

222 EAST VAN BUREN STREET, SUITE 101
HARLINGEN, TEXAS 78550-6804

TELEPHONE (956) 440-1234
TELECOPIER (956) 440-1235

*BOARD CERTIFIED-
RESIDENTIAL REAL ESTATE LAW
COMMERCIAL REAL ESTATE LAW
FARM & RANCH REAL ESTATE LAW
TEXAS BOARD OF LEGAL SPECIALIZATION

*PAULA MARTIN, LEGAL ASSISTANT

October 29, 2013

*BOARD CERTIFIED - REAL ESTATE LAW
TEXAS BOARD OF LEGAL SPECIALIZATION

The Town of Rancho Viejo
City Hall
3301 Carmen Ave
RANCHO VIEJO, TX 78575

Re: Attorney Opinion

TO WHOM IT MAY CONCERN:

Please consider the following my opinion:

1. Property: See Attached Exhibit A
2. Owner of Property: Golf & Resorts Investments, LLC, a Texas Limited Liability Company
3. Owner's Address: 1 Rancho Viejo Dr.
Rancho Viejo, Texas 78575
4. Liens on Property:
 - (a) Deed of Trust for the benefit of Falcon International Bank dated July 11, 2007 recorded in Volume 14059, Page 143 of the Official Public Records of Cameron County, Texas
 - (b) Ad valorem tax liens.
5. Title Commitment: Commitment for Title Insurance issued by Edwards Abstract and Title Company under GF No. 80000206 issued October 23, 2013, a copy of which is available upon request.
6. Opinion: It is the opinion of the undersigned attorney that the Property is owned by the Owner and is subject to the Liens on the Property and no other Liens.
7. Opinion Qualification: This attorney opinion is based solely on my reviews of the Title Commitment and in the event the Title Commitment is inaccurate, this Attorney Opinion may need to be changed accordingly.

Very truly yours,


William C. Rountree III

Mejia & Rose, Incorporated

Page 1 of 1

Engineering

Surveying

3.519 Acres

October 11, 2013

Job No. 18983

Golf & Resorts Investments, LLC

Metes and Bounds Description

0.933 acre of land, more or less and being 0.536 acres out of lot 132, Rancho Viejo subdivision, section VII, in Cameron County, Texas, as recorded in Volume 26, Page 35, Map Records and 0.397 acre out of a 104.115 Acre (El Angel Golf course) and recorded in Volume 18183, Page 168, Official records of Cameron county, Texas; and said 0.933 acre, being more particularly located and described as follows

BEGINNING at a steel spindle found at the southwest corner of said lot 132, Rancho Viejo subdivision, section VII, and being in centerline of Av. Escandon (50 ft. R.o.w.) for the southwest corner of this tract;

THENCE leaving the centerline of Av. Escandon, North 08 deg. 32 min. 51 sec. East, at a distance of 25.0 feet to a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set in a 6 inch concrete monument, a total distance of 232.18 feet to a one-half inch iron pin found at the northwest corner of said lot 132, for the northwest corner of this tract;

THENCE, South 26 deg. 22 min. 23 sec. East, a distance of 72.41 feet a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set, for a corner of this tract;

THENCE, South 65 deg. 53 min. 09 sec. East, a distance of 120.96 feet a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set, for a corner of this tract;

THENCE, South 28 deg. 14 min. 23 sec. East, a distance of 188.05 feet, to a one-half inch iron pin with a yellow plastic cap stamped "M&R Inc" set on the west right-of-way line of Av. Tesoro (50 ft. R.o.w.), for a corner of this tract;

THENCE, South 62 deg. 10 min. 02 sec. East, a distance of 25.0 feet to a steel spindle set at the centerline of Av. Tesoro and being on a curve to the right with a radius of 189.41 feet, for a corner of this tract;

THENCE, along the centerline of said Av. Tesoro, along said curve to the right an arc distance of 29.58 feet, (chord: South 32 deg. 08 min. 45 sec. West, a distance of 29.55 feet) to a steel spindle found, for a corner of this tract;

THENCE, South 36 deg. 37 min. 14 sec. West, a distance of 25.00 feet to a steel spindle found at the intersection of centerline of said Av. Tesoro with the centerline intersection of Av. Escandon and being a curve to the left with a radius of 575.00 feet, for the southeast corner of this tract;

THENCE, along the centerline of said Av. Escandon and said curve to the left, an arc distance of 281.73 feet, (chord: North 67 deg. 24 min. 57 sec. West, a distance of 278.92 feet, to the **POINT OF BEGINNING**;

CONTAINING 0.933 acre (40,632 sq. Ft.), more or less.

EXHIBIT A

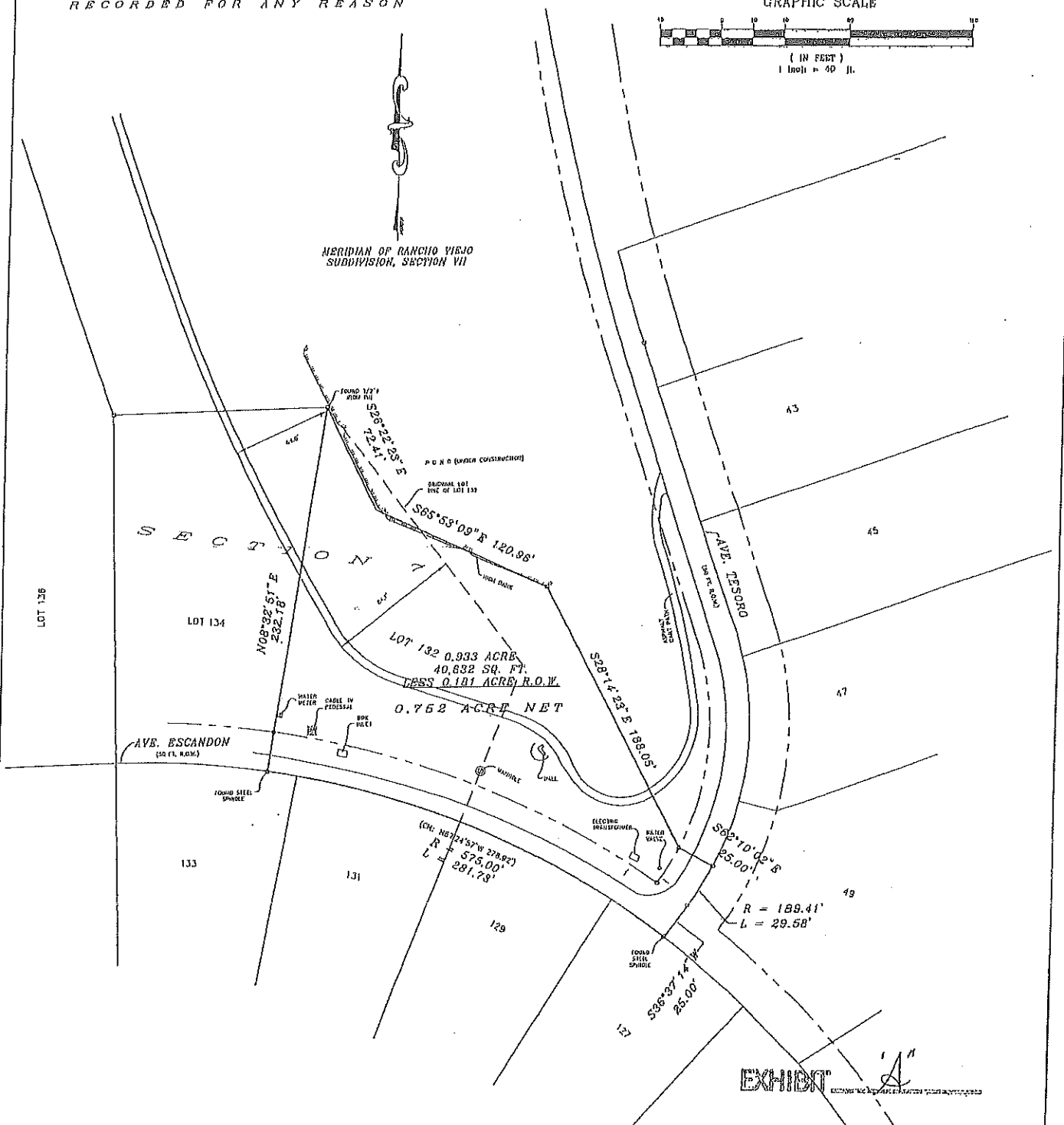
Page 1 of 2

PRELIMINARY ONLY
 THIS DOCUMENT SHALL NOT BE
 RECORDED FOR ANY REASON

GRAPHIC SCALE



MERIDIAN OF RANCHO VIEJO
 SUBDIVISION, SECTION VII



SURVEY OF
 0.033 ACRE OF LAND, MORE OR LESS AND BEING ALL OF LOT 132,
 RANCHO VIEJO SUBDIVISION, SECTION VII, IN CAMERON COUNTY,
 TEXAS, AS RECORDED IN VOLUME 26, PAGE 35, MAP RECORDS AND
 0.396 ACRE OUT OF A 100.023 ACRE TRACT (EL ANGELO GOLF
 COURSE) AND BEING THE SAME LAND DESCRIBED AS A 104.116
 ACRE AND RECORDED IN VOLUME 14118, PAGE 100, OFFICIAL
 RECORDS OF CAMERON COUNTY, TEXAS.

SURVEYED FOR:
 RANCHO VIEJO RESORT
 & COUNTRY CLUB

EXHIBIT

Page

A
 2 of 2

The undersigned hereby certifies that the survey described herein was made on the ground on 05-05-00 and that the only improvements on the ground are as shown that there are no visible encroachments, visible overlaps, apparent conflicts, or other easements, except as shown herein. THIS CERTIFICATION IS ONLY VALID WITH AN ORIGINAL SIGNATURE AND IF THE DRAWING CONTAINS NO ERASURES OR ADDITIONS.

REGISTERED PROFESSIONAL LAND SURVEYOR NO. 3200

Mejia & Rose, Incorporated
 Engineering Surveying
 T.B.P.E. Reg. No. F-2670
 1643 West Price Road (956) 544-3022
 P.O. Box 3761 Brownsville, Texas 78520
 Fax (956) 544-3068
 email: mandrino@onymail.com

O.F. NO. N/A

JOB NO. 18903
 Gene G. Ditre Jr.

AVE. TESORO
(50 FT. R.O.W.)

S62°10'02"E
25.00'

SET 1/2" IRON PIN
W/A YELLOW PLASTIC CAP
STAMPED "M&R INC"

SET
STEEL
SPINDLE

S28°14'23"E 188.05'

COURSE

VACATED PORTION
OF LOT 132
(BY THIS PLAT)
(RETAINED BY GOLF
& RESORTS
INVESTMENTS, LLC.)
ORIGINAL LOT
LINE OF LOT 132

SET 1/2" IRON PIN
W/A YELLOW PLASTIC CAP
STAMPED "M&R INC"

S65°53'09"E 120.96'

LOT 132 0.988 ACRE
40,632 SQ. FT.
LESS 0.181 ACRE R.O.W.

0.752 ACRE NET

LOT 1 BLOCK 1

1/2" IRON PIN
W/A YELLOW PLASTIC CAP
STAMPED "M&R INC" SET IN
A 6" CONCRETE MONUMENT

R = 575.00'
(CH: N67°24'57"W 278.92')

131

FOUND 1/2" IRON PIN

S26°22'23"E
72.41'

S38°05'09"E 98.76'
0.017 AC

SET 1/2" IRON PIN
W/A YELLOW PLASTIC CAP
STAMPED "M&R INC"

REAR YARD
SETBACK LINE

LOT 132

FRONT YARD
SETBACK LINE

L = 268.97'

SIDE YARD
SETBACK LINE

N08°32'51"E
292.18'

LOT 134

1/2" IRON PIN
W/A YELLOW PLASTIC CAP
STAMPED "M&R INC" SET IN
A 6" CONCRETE MONUMENT

AVE. ESCANDON
(50 FT. R.O.W.)

POINT OF
BEGINNING

SOUTHWEST CORNER OF LOT
132, FOUND STEEL
SPINDLE

133

#15 Consideration and Action on PRELIMINARY approval of the Request for ZONING CHANGE by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, from “A” Recreational District to “B” Single-Family Dwelling District for the following described property - being 0.397 Acre out of a 104.115 Acre (El Angel Golf Course) and recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas. This area is to be combined with part of Lot 132, Section VII to create the Tesoro Corner Subdivision No. 1

#16 Public Hearing on Request by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, to approve the PRELIMINARY PLAT for the Tesoro Corner Subdivision No. 1, being 0.933 Acre of land, more or less, and being 0.536 Acres out of Lot 132, Rancho Viejo Subdivision, Section VII, in Cameron County, Texas as recorded in Volume 26, Page 35, Map Records and 0.397 Acre out of a 104.115 Acre (El Angel Golf Course) and recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas

#17 Consideration and Action on Request by Mr. Eduardo H. Mejia, Mejia and Rose, Inc., agent for Golf & Resorts Investments, LLC, owners, to approve the PRELIMINARY PLAT for the Tesoro Corner Subdivision No. 1, being 0.933 Acre of land, more or less, and being 0.536 Acres out of Lot 132, Rancho Viejo Subdivision, Section VII, in Cameron County, Texas as recorded in Volume 26, Page 35, Map Records and 0.397 Acre out of a 104.115 Acre (El Angel Golf Course) and recorded in Volume 18183, Page 168, Official Records of Cameron County, Texas

#18 Consideration/Action on Appointment of Member to the South Texas Emergency Care Foundation, Inc. Board of Directors



SOUTH TEXAS EMERGENCY CARE FOUNDATION, INC.

P.O. Box 533668 • 1705 Vermont Avenue

Harlingen, Texas 78553-3668

(956) 364-2711

3 December 2013

Jean Hagar, Mayor
The Town of Rancho Viejo
3301 Carmen Avenue
Rancho Viejo, Texas 78575

Dear Mayor Hagar:

The Board of Directors of the South Texas Emergency Care Foundation, Inc. will be holding the Annual Meeting on January 20, 2014. At the Annual Meeting, approximately one-half of the Directors will be re-elected to serve a new two-year term on the Board. Maria Hinojosa currently serves as the representative for the Town of Rancho Viejo on the Board. Mrs. Hinojosa can be reappointed to continue to serve in this capacity. The Foundation's Bylaws require that the Foundation be notified in writing of your reappointment prior to the Annual Meeting.

Please let us know in writing of the City's designee to serve on the Board of Directors.

Sincerely,

A handwritten signature in black ink, appearing to read "Bill Aston", is written over a faint, larger signature that is partially obscured.

Bill Aston, Executive Director
Emergency Services

Mayor Hager to recommend Alderman
Javier Vera to be appointed as member to the
South Texas Emergency Care Foundation,
Inc. Board of Directors

#19 Consideration/Approval of a Resolution Ordering the Election for Rancho Viejo, Designation of Election Precincts and Polling Places, Designation of Method of Voting, Submission of Application by Candidates, Appointment of Early Voting Clerk, and Providing for Publication Notice

RESOLUTION NO.

A RESOLUTION ORDERING THE ELECTION FOR RANCHO VIEJO, DESIGNATION OF ELECTION PRECINCTS AND POLLING PLACES, DESIGNATION OF METHOD OF VOTING, SUBMISSION OF APPLICATION BY CANDIDATES, APPOINTMENT OF EARLY VOTING CLERK, AND PROVIDING FOR PUBLICATION NOTICE

WHEREAS, an election is hereby ordered for the purpose of voting for three (3) Aldermen for a two year term for the Town of Rancho Viejo.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED BY THE BOARD OF ALDERMEN OF THE TOWN OF RANCHO VIEJO, TEXAS:

- SECTION 1. That the Order of Election for the Town of Rancho Viejo, Texas, signed by Mayor Jean Hager and members of the Board of Aldermen dated January 14, 2014 for the election to be held on May 10, 2014, is hereby ratified and adopted in all respects.
- SECTION 2. Said election is to be held on Saturday, May 10, 2014 between the hours of 7:00 A.M. and 7:00 P.M. for qualified electors residing within the incorporated area of the Town of Rancho Viejo, and notice is further given that the polling place for such election is hereby designated as the Town Municipal Office, 3301 Carmen Avenue, Rancho Viejo, Texas. Method of voting shall be by ES&S Automark Voter Assist Terminal, version 1.1.2258 and the Model 100 Scanners (precinct counters) version 5.2.1.0.
- SECTION 3. Application by candidates for the offices for which the herein described election is called, shall address application for a place on the ballot to the Town Secretary of the Town of Rancho Viejo, Texas and said application shall be accompanied by the statutory oath of candidate for election as provided by the Texas Election Code, and said application shall be filed with the Town Secretary at the Town Municipal Office, 3301 Carmen Avenue, Rancho Viejo, Texas. The first day for filing said application is Wednesday, January 29, 2014 and the last day for filing said application is Friday, February 28, 2014 at 5:00 P.M.
- SECTION 4. The Town Secretary or her deputy is hereby appointed Clerk for Early Voting, which Early Voting shall be held at the Town Municipal Office located at 3301 Carmen Avenue in Rancho Viejo, Texas. The period to vote early in person at the Town Secretary's Office is Monday, April 28, 2014 through Tuesday, May 6, 2014, Monday through Friday, regular working hours (8:00 A.M. to 5:00 P.M.); except for Wednesday, April 30, 2014 and Tuesday, May 6, 2014, the early voting hours are 7:00 A.M. to 7:00 P.M.

Application to vote by mail shall be addressed to the Town Secretary, Town of Rancho Viejo, 3301 Carmen Avenue, Rancho Viejo, Texas 78575. Applications for ballot by mail must be received no later than the close of business on Friday, April 25, 2014.

SECTION 5. Any person who wishes to be a write-in candidate must make a declaration of write-in candidacy pursuant to Chapter 146 of the Texas Election Code and in compliance with said law, no write-in vote will be counted unless the name written in appears on the list of write-in candidates as required by Chapter 146 of the Texas Election Code.

SECTION 6. Notice of the election order by the Mayor and Board of Aldermen of the Town of Rancho Viejo, Texas shall be given by publication in the SAN BENITO NEWS one time.

PASSED, ADOPTED AND APPROVED this the 14th day of January, 2014.

JEAN HAGER, Mayor

ATTEST:

CHERYL J. KRETZ, Town Secretary

#20 Consideration/Action on a Resolution of
the Town of Rancho Viejo, Texas
Designating an Official Newspaper for the
Fiscal Year 2013/2014

RESOLUTION NO.

A RESOLUTION OF THE TOWN OF RANCHO VIEJO, TEXAS, DESIGNATING AN
OFFICIAL NEWSPAPER FOR THE FISCAL YEAR 2013/2014

WHEREAS, the Town of Rancho Viejo is required to adopt an official municipal newspaper as per Chapter 52.004 of the Texas Local Government Code; and

WHEREAS, the San Benito News, a newspaper located in San Benito, Texas, serving Cameron County, Texas, is printed twice a week, and meets the statutory requirements for official newspapers.

NOW, THEREFORE, BE IT RESOLVED by the Board of Aldermen of the Town of Rancho Viejo, Texas that:

1. The Board of Aldermen designates the San Benito News as the Town of Rancho Viejo official newspaper for fiscal year 2013/2014.
2. The Town of Rancho Viejo shall publish in the San Benito News each ordinance caption, public notice or other matter required by law or ordinance to be published.
3. The Town of Rancho Viejo shall require applicants to publish in the San Benito News each public notice or other matter required by law or ordinance to be published by an applicant.

PASSED, ADOPTED, AND APPROVED on this the 14th day of January, 2014.

Jean Hager
Mayor

ATTEST:

Cheryl J. Kretz
Town Secretary

#21 Public Comment

#22 Adjourn